

Type:	99 - Condo Conv		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREY		
View / Desir:			

Full Bath	2	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

	CONDO CONVERSION 1997,Building Number 1.
--	--

GENERAL INFORMATION

Grade: C+ - Average (+)	
Year Blt:	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdic	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES

Kits: 1	Rating:	Average
A Kits:	Rating:	
Frpl:	Rating:	
WSFlue:	Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	2 - 2nd Floor
% Own:	55.500000000
Name:	167 - 7127

RESIDENTIAL GRID

1st Res Grid		Desc: Line 1										# Units: 1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals	RMs: 10		BRs: 4		Baths: 2		HB						

REMODELING

	Exterior:	
	Interior:	
%	Additions:	
%	Kitchen:	
%	Baths:	
%	Plumbing:	
%	Electric:	
%	Heating:	
%	General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	10	4	2
Totals			
1	10	4	

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

DEPRECIATION

Phys Cond:	AV - Average	31
Functional:		
Economic:		
Special:		
Override:		
	Total:	31

CALC SUMMARY

Basic \$ / SQ:	295.00
Size Adj.:	1.19123709
Const Adj.:	0.98990101
Adj \$ / SQ:	347.866
Other Features:	75000
Grade Factor:	1.10
NBHD Inf:	0.99000001
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	816598
Depreciation:	253145
Depreciated Total:	563452

COMPARABLE SALES

Rate	Parcel ID	Type	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	378.83	
Special Features:	0	Val/Su Net:	290.46	
Final Total:	563500	Val/Su SzAd	290.46	

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
-------	--	--------	--	-----------	--	-------	--	--------	--

SPEC FEATURES/YARD ITEMS

[illegible]

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	1,940	347.870	674,860
Net Sketched Area:		1,940	Total:	674,860
Size Ad	1940	Gross Are	1940	FinArea

SUB AREA DETAIL

[illegible]

IMAGE

